

IN THE MATTER OF  
THE APPLICATION OF  
S. KAUFMAN OTTENHEIMER, ET AL  
FOR A ZONING RECLASSIFICATION  
FROM D.R. 3.5 TO D.R. 16  
ON PROPERTY LOCATED ON THE  
SOUTHEAST SIDE OLD COURT ROAD,  
168' NORTHEAST OF CENTERLINE  
OF WOODLING WAY EXTENDED  
(4005, 4007, 4011 AND 4015  
OLD COURT ROAD)  
3RD ELECTION DISTRICT  
2ND COUNCILMANIC DISTRICT

BEFORE  
COUNTY BOARD OF APPEALS  
OF  
BALTIMORE COUNTY  
CASE NO. R-91-111  
Item #5, CYCLE IV  
1990-1991

ORDER OF DISMISSAL

Petition of S. Kaufman Ottenheimer for a zoning reclassification from D.R. 3.5 to D.R. 16 on property located on the southeast side of Old Court Road, 168 feet northeast of the centerline of Woodling Way Extended (4005, 4007, 4011 and 4015 Old Court Road) in the Third Election District of Baltimore County; and WHEREAS, the Board of Appeals is in receipt of a letter of withdrawal of Petition filed September 5, 1991 (a copy of which is attached hereto and made a part hereof) from Julius W. Lichter, Esquire, Counsel for the Petitioners/Property Owners; and WHEREAS, the Petitioners request that the Petition filed herein be withdrawn as of the above date,  
IT IS HEREBY ORDERED this 30th day of August, 1993 by the County Board of Appeals of Baltimore County that said Petition be and the same is hereby WITHDRAWN AND DISMISSED.

COUNTY BOARD OF APPEALS  
OF BALTIMORE COUNTY  
William T. Hackett, Chairman  
William T. Hackett, Chairman  
C. William Clark  
Julius W. Lichter  
Gordon H. Lipowitz

ADDITIONAL LEGAL OWNERS

4007 Old Court Road  
Pikesville, Maryland 21208:

R. Granville Parker  
R. Granville Parker, Owner

Hazel S. Parker  
Hazel S. Parker, Owner

4015 Old Court Road  
Pikesville, Maryland 21208:

Carl E. Hecht, Owner

Barbara L. Hecht  
Barbara L. Hecht, Owner

4011 Old Court Road  
Pikesville, Maryland 21208:

Hilda Levyne, Owner

4015 Old Court Road  
Pikesville, Maryland 21208:

Elizabeth Hecht, et.al., Owners

BALTIMORE OFFICE  
MERCANTILE BANK & TRUST BUILDING  
2 HENRIETTA PLAZA  
17TH FLOOR  
BALTIMORE, MARYLAND 21201  
301-539-3700  
TELECOPIER 301-629-9050

LAW OFFICES  
LEVIN & GANN  
A PROFESSIONAL ASSOCIATION  
305 W. CHESAPEAKE AVENUE  
TOWSON, MARYLAND 21204  
301-539-4000  
TELECOPIER 301-296-2801

ELLIS LEVIN (1893-1960)  
CARROLL COUNTY OFFICE  
237 LIBERTY ROAD  
STEVESVILLE, MD 21784

September 4, 1991

Julius W. Lichter

HAND DELIVERED

William T. Hackett, Chairman  
Baltimore County Board of Appeals  
111 West Chesapeake Avenue  
Towson, Maryland 21204

RE: S. Kaufman Ottenheimer, et al  
4005, 4007, 4011, 4015 Old Court Road  
Case No.: R-91-111  
Cycle IV, Item #5

Dear Chairman Hackett:

On behalf of and at the request of S. Kaufman Ottenheimer, et al, Petitioners, please withdraw the above referenced Petition for Reclassification which is set for September 20, 1991.

Please call me if you have any questions.

Sincerely,

Julius W. Lichter

JWL/ls

advertising  
unpaid bill  
11/19/91 9/11/91  
\$598.87

65-6 HW 5-DES 16

STEVESVILLE, MD 21784

RECEIVED  
COUNTY BOARD OF APPEALS  
30 OCT 17 AM 8:50

RE: PETITION FOR RECLASSIFICATION : BEFORE THE COUNTY BOARD OF  
FROM D.R. 3.5 TO D.R. 16 ZONE :  
SE/5 Old Court Rd., 168' NE of : APPEALS OF BALTIMORE COUNTY  
C/L of Woodling Way Extended  
(4005, 4007, 4011 & 4015 Old :  
Court Road) :  
3rd Election District : Case No. R-91-111  
2nd Councilmanic Dist. : (Item 5, Cycle IV)  
S. KAUFMAN OTTENHEIMER, et al :  
Petitioners :

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman  
Phyllis Cole Friedman  
People's Counsel for Baltimore County

Peter Max Zimmerman  
Peter Max Zimmerman  
Deputy People's Counsel  
Room 304, County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204  
(301) 887-2188

I HEREBY CERTIFY that on this 17th day of October, 1990, a copy of the foregoing Entry of Appearance was mailed to Julius W. Lichter, Esquire, Suite 113, 305 W. Chesapeake Ave., Towson, MD 21204, Attorney for Petitioners.

Peter Max Zimmerman  
Peter Max Zimmerman



County Board of Appeals of Baltimore County  
OLD COURTHOUSE, ROOM 49  
400 WASHINGTON AVENUE  
TOWSON, MARYLAND 21204  
(410) 887-3180

August 30, 1993

Julius W. Lichter, Esquire  
LEVIN & GANN, P.A.  
305 W. Chesapeake Avenue  
Towson, MD 21204

Re: Case No. R-91-111  
S. KAUFMAN OTTENHEIMER, ET AL

Dear Mr. Lichter:

Enclosed please find a copy of the Order of Dismissal issued this date by the County Board of Appeals of Baltimore County in the subject matter.

Upon our last verification, the Zoning Office indicated that the advertising fees were still outstanding. Please contact Gwen Stephens at 887-3391 to finalize this matter.

Sincerely,

Charlotte E. Radcliffe  
Charlotte E. Radcliffe  
Legal Secretary

encl.

cc: S. Kaufman Ottenheimer, et al  
Mr. James Earl Kraft  
People's Counsel for Baltimore County  
P. David Fields  
Lawrence E. Schmidt  
Timothy H. Kotroco  
W. Carl Richards, Jr.  
Docket Clerk /ZADM  
Arnold Jablon /ZADM

POINTS OF ERROR AND CHANGE

CONCERNING APPROXIMATELY 11.4 ACRES OF PROPERTY KNOWN AS  
4005, 4007, 4011 AND 4015 OLD COURT ROAD IN BALTIMORE COUNTY  
3RD ELECTION DISTRICT

The Petitioners, Mr. & Mrs. S. Kaufman Ottenheimer; Mr. & Mrs. R. Granville Parker; Mr. & Mrs. Carl E. Hecht; Mr. & Mrs. Sidney A. Levyne; and Elizabeth Hecht, et. al., assert that the Baltimore County Council (the "Council") erred in classifying the subject property D.R. 3.5 and that there are changes in the neighborhood supporting the reclassification of the subject property to D.R. 16 and in support thereof state as follows:

1. The subject property is zoned D.R. 3.5 and should have been classified in the D.R. 16 zone.
2. In classifying the subject property in the D.R. 3.5 zone, the Council failed to recognize that there is insufficient D.R. 16 zoning for multi-family residences in the area to adequately serve the community.
3. Due to the size, configuration, location and topography of the subject property, the D.R. 3.5 zone is confiscatory and does not recognize the potential which the D.R. 16 zone allows to serve the community.
4. The Council failed to recognize that the D.R. 3.5 zoning is not practical or economically viable for development of the subject property which is located less than 1700 feet from the Pikesville Town and Community Center.

PETITION FOR ZONING RE-CLASSIFICATION  
SPECIAL EXCEPTION AND/OR VARIANCE

TO THE COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an D.R. 3.5 zone to an D.R. 16 zone, for the reasons given in the attached statement; and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property.

for \_\_\_\_\_  
and (3) for the reasons given in the attached statement, a variance from the following section(s) of the Zoning Law and Zoning Regulations of Baltimore County:

Property is to be posted and advertised as prescribed by The Baltimore County Code.

I, or we, agree to pay expenses of above Re-classification, Special Exception and/or Variance, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser: \_\_\_\_\_ Legal Owner(s): \_\_\_\_\_  
(Type or Print Name) S. Kaufman Ottenheimer  
Signature \_\_\_\_\_  
Marjorie Ottenheimer  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_

Attorney for Petitioner: \_\_\_\_\_  
Julius W. Lichter, Esquire 4005 Old Court Rd., 653-9677  
(Type or Print Name) Address Phone No.  
Signature \_\_\_\_\_ Pikesville, Maryland 21208  
305 W. Chesapeake Ave. Suite 113  
Address  
Towson, Maryland 21204  
City and State  
Attorney's Telephone No.: 321-0600  
Name, address and phone number of legal owner, contract purchaser or representative to be contacted  
Julius W. Lichter, Esquire  
305 W. Chesapeake Avenue, Suite 113  
Towson, Md. 21204 321-0600  
Address Phone No.

BACB-Form 1



Towson, Maryland 21204  
(301) 321-0600

(4) South 11 degrees 37 minutes 00 seconds East 566.3 feet, more or less, thence binding on the 11 following courses and distances

(14) North 07 degrees 22 minutes 40 seconds East 65.10 feet, more or less, and

C. Allen Pary/  
8-22-90

\$ 190.14

\$ 190.14



# CERTIFICATE OF PUBLICATION

Pikesville, Md., 3/6 19 91

THIS IS TO CERTIFY, that the annexed advertisement was published in the NORTHWEST STAR, a weekly newspaper published in Pikesville, Baltimore County, Maryland before the 7th day of March 19 91.

the first publication appearing on the 6th day of March 19 91

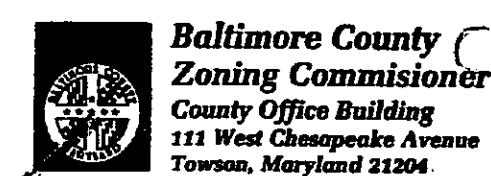
the second publication appearing on the 7th day of March 19 91

the third publication appearing on the 8th day of March 19 91

THE NORTHWEST STAR

Manager Jon Aul

Cost of Advertisement \$ 56.00



Account: R-001-6150  
Number

receipt  
No 3492

Date 9/24/90 H9100124

PUBLIC HEARING FEES QTY PRICE

060 -RECLASSIFICATION 1 X \$175.00

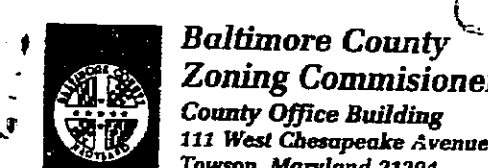
TOTAL: \$175.00

LAST NAME OF OWNER: OTTENHEIMER

Cashier Validation:

Please make checks payable to: Baltimore County

*Paid Per HAND-WRITTEN RECEIPT DATED 3/28/90*



Account: R-001-6150  
Number

receipt  
#1

Date 8-27-90

RECLASS. PETITION \$175.00

OWNER: S. KAUFMAN OTTENHEIMER, ET UX

4005, 4007, 4011, 4015 OLD COURT ROAD

DR-3.5 to DR-16

Cashier Validation:

Please Make Checks Payable To: Baltimore County  
04040#0038N1CHRC \$175.00  
NEXT BUSINESS DAY

Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-8353

DATE 3-11-91

S. Kaufman Ottenheimer, et al  
4005 Old Court Road  
Pikesville, Maryland 21208

Re: Petition for Zoning Reclassification  
CASE NUMBER: R-91-111  
SE/8 Old Court Road, 168' NE of c/l of Woodling Way Extended  
4005, 4007, 4011 and 4015 Old Court Road 3rd Election District - 2nd Councilmanic  
Petitioner(s): S. Kaufman Ottenheimer, et al  
HEARING: WEDNESDAY, APRIL 3, 1991 at 10:00 a.m.

Dear Petitioner(s):

This is to advise you that \$598.87 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE RECLASSIFICATION SIGN AND POST RETURNED TO THE BALTIMORE COUNTY ZONING OFFICE OF THE DAY OF THE BOARD OF APPEALS' HEARING OR THE ORDER WILL NOT BE ISSUED.

Please make your check payable to "Baltimore County, Maryland" and mail it to Ms. G. Stephens, Zoning Office, Room 113, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland 21204, before the hearing.

Very truly yours,

J. Robert Haines  
Zoning Commissioner

cc: Legal Owners  
Julius W. Lichter, Esq.

October 17, 1990

## NOTICE OF HEARING

Petition for Zoning Reclassification  
CASE NUMBER: R-91-111  
SE/8 Old Court Road, 168' NE of c/l of Woodling Way Extended  
4005, 4007, 4011 and 4015 Old Court Road  
3rd Election District - 2nd Councilmanic  
Petitioner(s): S. Kaufman Ottenheimer, et al

## PROPERTY DESCRIPTION

Beginning for the same at a point on the southside of Old Court Road, said point of beginning being northeasterly 168 feet, more or less from the extended centerline of Woodling Way, thence binding on the south side of Old Court Road

- 1) by a curve to the right with a radius of 865.00 feet and an arch length of 120.05 feet and a chord of North 76 degrees 01 minutes 13 seconds east 119.95 feet, thence continuing to bind on the south side of Old Court Road
- 2) North 75 degrees 55 minutes 42 seconds East 550.19 feet, more or less, thence
- 3) by a curve to the right with a radius of 865.00 feet and an arch length of 265.4 feet, more or less and a chord of North 82 degrees 43 minutes 04 seconds East 264.35 feet more or less to the east property line of 4005 Old Court Road, thence binding on said line
- 4) South 11 degrees 37 minutes 00 seconds East 566.3 feet, more or less, thence binding on the 11 following courses and distances
- 5) North 78 degrees 13 minutes 00 seconds West 640.00 feet, more or less
- 6) South 32 degrees 40 minutes 00 seconds West 274.00 feet, more or less
- 7) North 59 degrees 50 minutes 00 seconds West 254.33 feet, more or less
- 8) North 75 degrees 56 minutes 00 seconds West 344.86 feet, more or less
- 9) North 37 degrees 37 minutes 46 seconds West 65.26 feet, more or less to intersect the property acquired by Baltimore County, thence binding on said right of way taking
- 10) North 32 degrees 17 minutes 40 seconds East 43.77 feet, more or less,
- 11) North 58 degrees 21 minutes 53 seconds East 102.43 feet, more or less
- 12) North 52 degrees 41 minutes 25 seconds East 88.78 feet, more or less,
- 13) North 58 degrees 17 minutes 20 seconds East 110.99 feet, more or less
- 14) North 07 degrees 22 minutes 40 seconds East 65.10 feet, more or less, and
- 15) North 28 degrees 52 minutes 25 seconds east 45.67 feet, more or less to the place of beginning.

Comprising the lands of S. Kaufman Ottenheimer and wife, E. Greenville Parker and wife, Carl E. Hecht and wife, Sibbey A. Lurvey and wife, Elizabeth Hecht, Claire Hecht, Victoria Hecht, and Blaine Hecht, et al. Said properties totaling 11.4 acres of land, more or less.

RECLASSIFICATION: Petition to reclassify the property from D.R. 3.5 zoning to D.R. 16 zoning.

TIME: 10:00 a.m.  
DATE: WEDNESDAY, APRIL 3, 1991

LOCATION: County Office Building, Room 301  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

WILLIAM T. HACKETT, CHAIRMAN  
County Board of Appeals

cc: Legal Owners  
Julius W. Lichter, Esq.

## NOTICE OF HEARING

Petition for Zoning Reclassification  
CASE NUMBER: R-91-111  
SE/8 Old Court Road, 168' NE of c/l of Woodling Way Extended  
4005, 4007, 4011 and 4015 Old Court Road  
3rd Election District - 2nd Councilmanic  
Petitioner(s): S. Kaufman Ottenheimer, et al

## PROPERTY DESCRIPTION

Beginning for the same at a point on the southside of Old Court Road, said point of beginning being northeasterly 168 feet, more or less from the extended centerline of Woodling Way, thence binding on the south side of Old Court Road

- 1) by a curve to the right with a radius of 865.00 feet and an arch length of 120.05 feet and a chord of North 76 degrees 01 minutes 13 seconds east 119.95 feet, thence continuing to bind on the south side of Old Court Road
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- 14) North 07 degrees 22 minutes 40 seconds East 65.10 feet, more or less, and
- 15) North 28 degrees 52 minutes 25 seconds east 45.67 feet, more or less to the place of beginning.

Comprising the lands of S. Kaufman Ottenheimer and wife, E. Greenville Parker and wife, Carl E. Hecht and wife, Sibbey A. Lurvey and wife, Elizabeth Hecht, Claire Hecht, Victoria Hecht, and Blaine Hecht, et al. Said properties totaling 11.4 acres of land, more or less.

RECLASSIFICATION: Petition to reclassify the property from D.R. 3.5 zoning to D.R. 16 zoning.

HEARING: WEDNESDAY, APRIL 3, 1991 at 10:00 a.m.

LOCATION: County Office Building, Room 301  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

WILLIAM T. HACKETT, CHAIRMAN  
County Board of Appeals



County Board of Appeals of Baltimore County  
COUNTY OFFICE BUILDING, ROOM 315  
111 W. CHESAPEAKE AVENUE  
TOWSON, MARYLAND 21204  
(301) 887-3180

Hearing Room -  
Room 301, County Office Bldg. April 3, 1991

## NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 59-79.

CASE NO. R-91-111 S. KAUFMAN OTTENHEIMER, ET AL  
Item #5, IV, 1990-91 SE/8 Old Court Rd., 168' NE of c/l of Woodling Way Extended (4005, 4007, 4011, 4015 Old Court Rd.) 3rd Election District 2nd Councilmanic District

Reclassification: from D.R.3.5 to D.R.16.

which was scheduled for hearing on April 3, 1991 has been continued on the record at the request of Counsel for the Petitioner and has been

ASSIGNED FOR: FRIDAY, SEPTEMBER 20, 1991 at 10:00 a.m.

cc: Julius W. Lichter, Esquire Counsel for Petitioners

S. Kaufman Ottenheimer, et al Petitioners

Nancy C. Paige, Esquire

James Earl Kraft

People's Counsel for Baltimore County

P. David Fields

Pat Keller

Public Services

J. Robert Haines

Ann M. Nasarowicz

James E. Dyer

W. Carl Richards, Jr.

Docket Clerk - Zoning

Arnold Jablon, Chief Deputy County Attorney

LindaLee M. Kuszmaul  
Legal Secretary



4/3/91-Following parties notified of hearing set for September 20, 1991 at 10:00 a.m.:

Julius W. Lichter, Esquire  
S. Kaufman Ottenheimer, et al  
Nancy C. Paige, Esquire  
James Earl Kraft  
People's Counsel for Baltimore County  
P. David Fields  
Pat Keller  
Public Services  
J. Robert Haines  
Ann M. Nastarowicz  
James E. Dyer  
W. Carl Richards, Jr.  
Docket Clerk - Zoning  
Arnold Jablon, Chief Deputy County Attorney

9/04/91 -Per T/C W/Mr. Lichter's office -letter prepared for withdrawal of Ottenheimer petition; to be signed and forwarded to Board.

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

March 26, 1991

887-3353

Julius W. Lichter, Esquire  
305 W. Chesapeake Avenue, Suite 113  
Towson, MD 21204

RE: Item No. 5  
Case No. R91-111  
Petitioner: S. Kaufman  
Ottenheimer, et ux  
Reclassification Petition

Dear Mr. Lichter:

This reclassification petition has been timely filed with the Board of Appeals for a public hearing within the October-April reclassification cycle (Cycle IV). It has been reviewed by the zoning office as to form and content and has also been reviewed by the Zoning Plans Advisory Committee. The review and enclosed comments from the Committee are intended to provide you and the Board of Appeals with an insight as to possible conflicts or problems that could arise from the requested reclassification or uses and improvements that may be specified as part of the request. They are not intended to indicate the appropriateness of the zoning action requested.

If it has been suggested that the petition forms, descriptions, briefs, and/or the site plans be amended so as to reflect better compliance with the zoning regulations and/or commenting agencies' standards and policies, you are requested to review these comments, make your own judgment as to their accuracy and submit the necessary amendments to this office on or before April 3, 1991. In the event that any requested amendments are not received prior to this date, the petition will be advertised as originally submitted.

In view of the fact that the submitted site plan does not indicate a proposed use at this time, the comments from this Committee are general in nature. If the request is granted and an additional hearing is required at a later date, more detailed comments will be submitted at that time.

Page 2

If you have any questions concerning the enclosed comments, please feel free to contact the Zoning Office at 887-3391 or the commenting agency.

Very truly yours,

*James E. Dyer*  
James E. Dyer  
Chairman  
Zoning Plans Advisory Committee

JED:jw

Enclosures

cc: Mr. & Mrs. S. Kaufman Ottenheimer  
4005 Old Court Road  
Pikesville, MD 21208

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

Your petition has been received and accepted for filing this 29th day of August, 1990.

*J. Robert Haines*  
J. ROBERT HAINES  
ZONING COMMISSIONER

Received By:

*James E. Dyer*  
James E. Dyer  
Chairman  
Zoning Plans Advisory Committee

Petitioner: S. Kaufman Ottenheimer, et ux  
Petitioner's Attorney: Julius W. Lichter

Baltimore County  
Department of Public Works  
Bureau of Traffic Engineering  
Courts Building, Suite 405  
Towson, Maryland 21204  
(801) 887-5554

November 21, 1990

Mr. William Hackett  
Chairman, Board of Appeals  
County Office Building  
Towson, MD 21204

Zoning Classification Cycle IV October, 1990 - April, 1991  
Property Owner: S. Kaufman Ottenheimer, et al.  
Case No./Hearing Date: R-91-111- April 3, 1991  
Location: #4005, 4007, 4011, 4015  
Old Court Road  
Existing Zoning: D.R.-3.5  
Existing District: 3rd  
Counsilmanic District: 2nd  
Acres: 11.4  
Proposed Zoning: D.R. 16

Dear Mr. Hackett:

The existing D.R. 3.5 zoning for this site can be expected to generate approximately 500 trips per day and the proposed D.R. 16 can be expected to generate approximately 1150 trips per day.

Very truly yours,

*Michael S. Planigan*  
Michael S. Planigan  
Traffic Engineer Associate II

MSF/lab

RECEIVED  
NOV 28 1990

ZONING OFFICE

Baltimore County  
Fire Department  
700 East Joppa Road, Suite 901  
Towson, Maryland 21204-5500  
(301) 887-4500

OCTOBER 16, 1990

Paul H. Reincke  
Chief

J. Robert Haines  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, MD 21204

RE: Property Owner: S. KAUFMAN OTTENHEIMER  
Location: #4005, 4007, 4011, 4015 OLD COURT ROAD  
Item No.: R-91-111 Zoning Agenda: OCTOBER, 1990 - APRIL, 1991  
Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

1. Fire hydrants for the referenced property are required and shall be located at intervals of 300 feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1988 edition prior to occupancy.

REVIEWER: *Cliff Jones* 10-18-90 Noted and Approved  
Planning Group Fire Prevention Bureau  
Special Inspection Division

JR/KEK

S. KAUFMAN OTTENHEIMER, ET AL #R-91-111 1990-  
SE/s Old Court Rd., 168' NE of Item #5, Cycle IV, 1991  
c/o of Woodlawn Way Extended 3rd Election District  
(4005, 4007, 4011, 4015 Old 2nd Councilmanic District  
Court Rd.)  
D.R.3.5 to D.R.16 11.4 acres

August 27, 1990 Petition filed.

\* Julius W. Lichter, Esquire Counsel for Petitioners  
Suite 113  
305 W. Chesapeake Avenue  
Towson, Maryland 21204

S. Kaufman Ottenheimer, et al Petitioners  
4005 Old Court Road  
Pikesville, Maryland 21208

James Earl Kraft  
Baltimore County Board of Education  
940 York Road  
Towson, Maryland 21204

Phyllis C. Friedman, Esquire People's Counsel for Baltimore  
County

P. David Fields  
Pat Keller  
J. Robert Haines  
Ann M. Nastarowicz  
James E. Dyer  
W. Carl Richards, Jr.  
Docket Clerk - Zoning  
Arnold Jablon, County Attorney

BALTIMORE OFFICE  
MERCANTILE BANK & TRUST BUILDING  
2 HOBSON PLAZA  
9TH FLOOR  
BALTIMORE, MARYLAND 21201  
301-521-3700  
TELECOPIER 301-625-9050

JULIUS W. LICHTER

LAW OFFICES  
LEVIN & GANN  
A PROFESSIONAL ASSOCIATION  
305 W. CHESAPEAKE AVENUE  
TOWSON, MARYLAND 21204  
301-521-0500  
TELECOPIER 301-296-2801

August 27, 1990

W. Carl Richards  
Zoning Coordinator  
Baltimore County Office of  
Planning & Zoning  
Room 113  
111 West Chesapeake Avenue  
Towson, Maryland 21204

RE: Petition for Reclassification for  
Property of Ottenheimer, Parker, Hecht & Levyne

Dear Carl:

Enclosed please find three copies of a Petition for Reclassification of approximately 11.4 acres known as 4005, 4007, 4011, and 4015 Old Court Road. The Petitioners are requesting a reclassification from the D.R. 3.5 zone to the D.R. 16 zone.

Included with the Petition are seven copies of the property description; three copies of a statement of points and errors justifying the reclassification; three copies each of the Official 200' and 1000' scale zoning maps with the subject property outlined in red; twelve copies of the site plan; and a check for \$175.00.

Kindly call us if you have any questions.

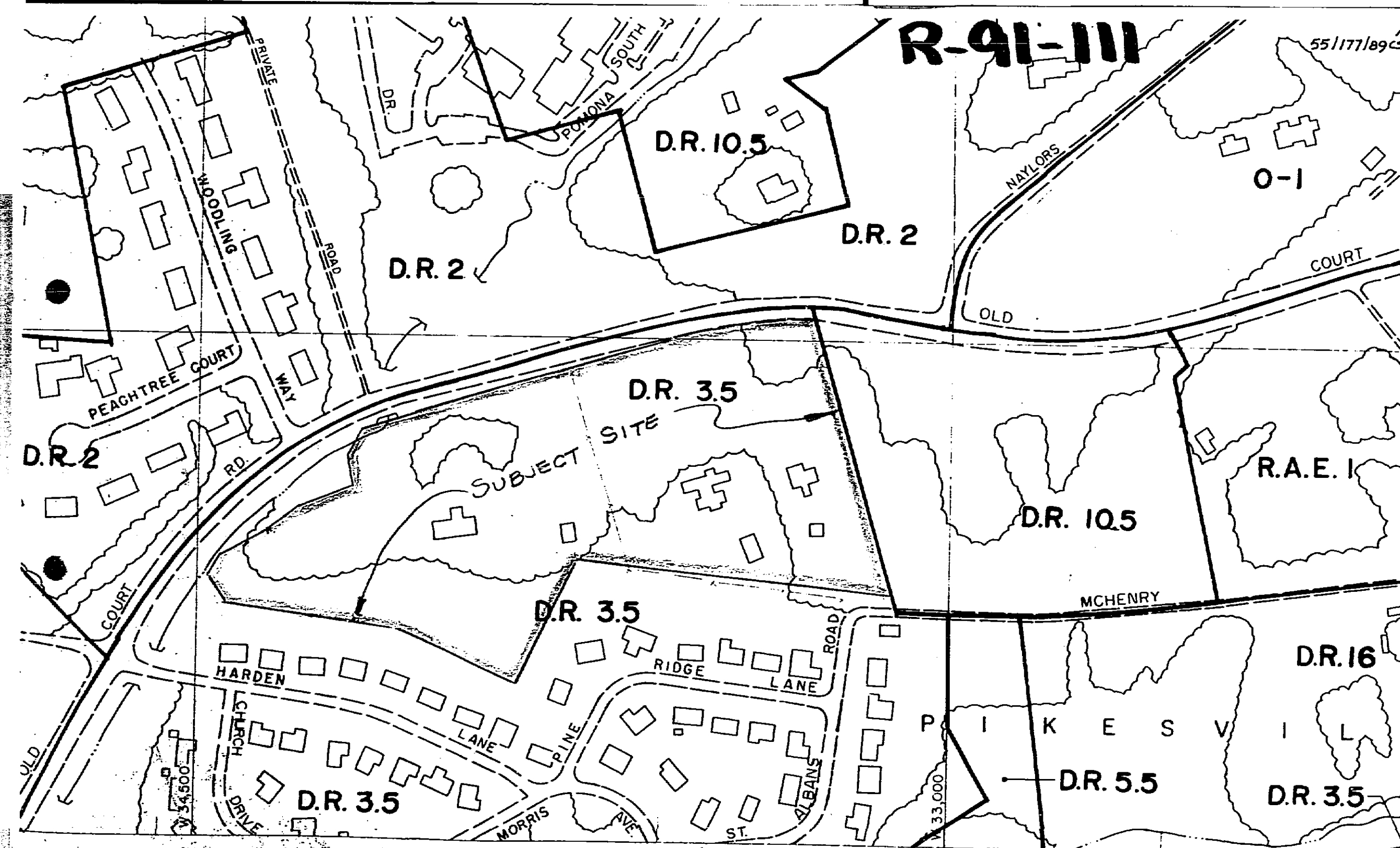
Sincerely,

*Julius W. Lichter*  
Julius W. Lichter  
*Kathryn A. Turner*  
Kathryn A. Turner

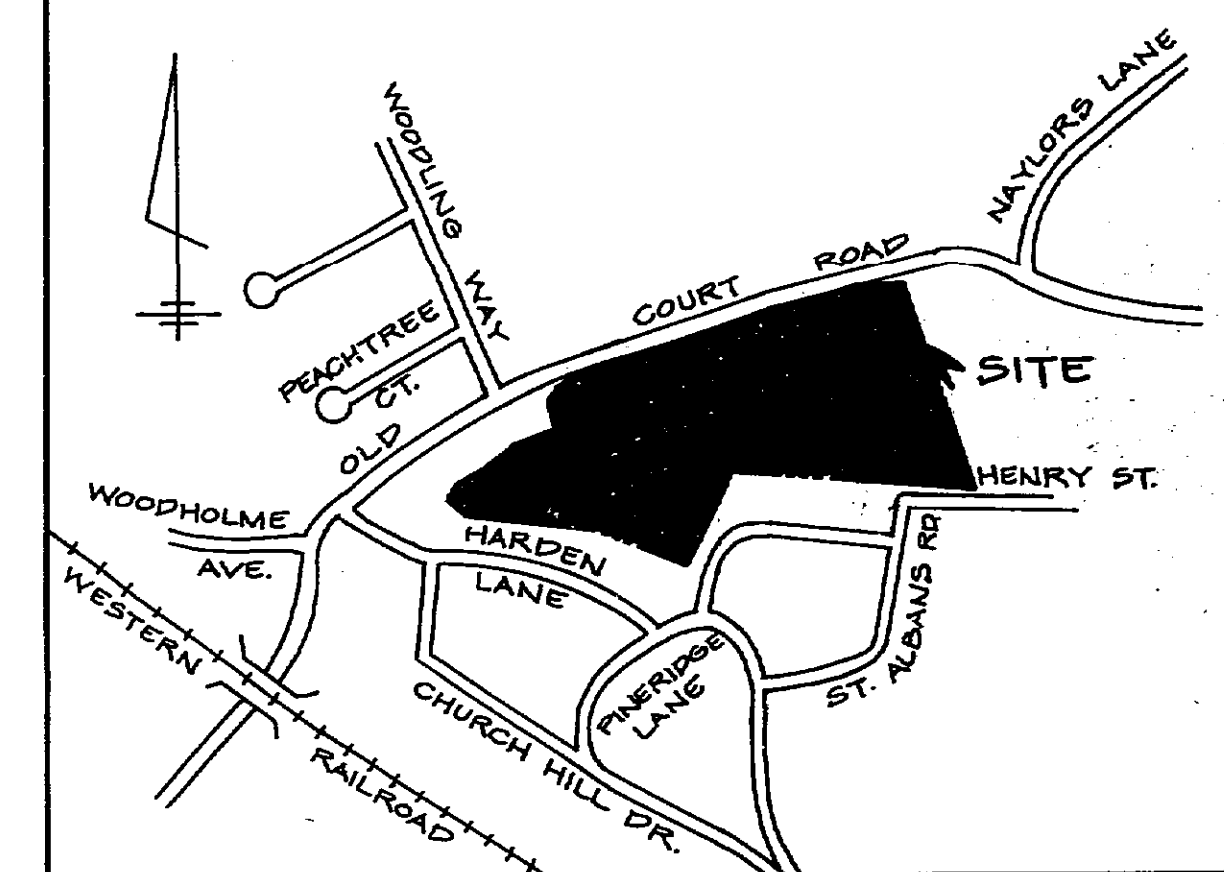
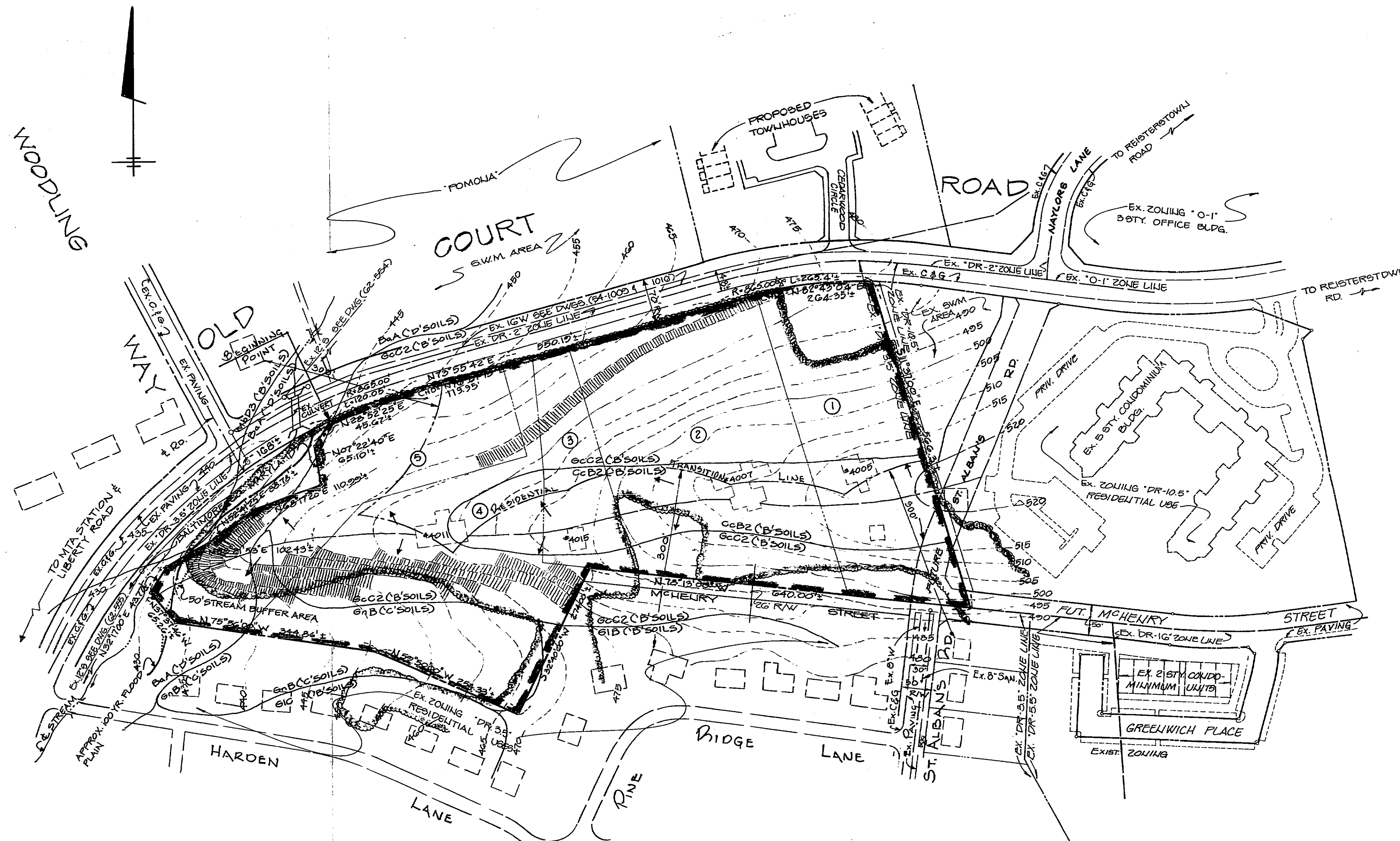
JWL/ls  
KAT/ls

Enclosures









VICINITY MAP  
SCALE: 1" = 500'

GENERAL NOTES

1. TOTAL AREA OF SITE TO BE REZONED: 11.4 AC±; GROSS AREA = 12.0 AC±
2. EXISTING ZONING OF SITE - "DR-3.5"
3. EXISTING USE OF SITE "SINGLE FAMILY RESIDENTIAL"
4. PROPOSED ZONING OF SITE "DR-16"
5. SITE IS LOCATED IN THE "GWYNNS FALLS DRAINAGE AREA"

LEGEND

- EXISTING TREE LINE
- SOILS DELINEATION
- 25% SLOPES
- STREAM
- EX. CONTOURS
- APPROX. 100YR. FLOOD PLAN
- 50' STREAM BUFFER AREA
- RIDGE LINE & FLOW DIRECTION
- TRACT BOUNDARY

PROPERTY OWNERS

1. 4005 OLD COURT ROAD - MR & MRS. S. KAUFMAN OTTENHEIMER
2. 4007 OLD COURT ROAD - MR & MRS. R. GRAUVILLE PARKER
3. 4015 OLD COURT ROAD - MR & MRS. CARL HECHT
4. 4011 OLD COURT ROAD - MR & MRS. SIDNEY LEVINE
5. 4015 OLD COURT ROAD - ELIZABETH HECHT, CLAIRE HECHT, VICTORIA HECHT, DIALE HECHT, ETAL

DEED

- 6409-008
- 4288-333
- 3190-055
- 1365-407
- 8176-315

ACCT. NO

- 03-15-075010
- 03-16-002800
- 03-08-032310
- 03-18-020300
- 21-00-002566



R-91-III

Drafting J.V.K. Check R.L.S. Design Check	DATE REVISIONS	<b>KIDDE CONSULTANTS, INC.</b> ENGINEERS • PLANNERS • SURVEYORS 1020 CROMWELL BRIDGE ROAD, BALTIMORE, MARYLAND 21204, 301-321-5500	ELECTION DISTRICT 3 COUNCILMANIC DISTRICT 2 CENSUS TRACT 4024.02	PLAT SHOWING PROPERTIES OF 4005, 4007, 4011, & 4015 OLD COURT ROAD BALTIMORE COUNTY, MARYLAND	SHEET 1 OF 1	DATE AUG 21, 1990 SCALE 1" = 100'	JOB NUMBER 01-672.67
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